

378122

Recording requested by:

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NOV 13 1995

City of Riverside  
Public Works Department  
3900 Main Street  
Riverside, California 92522

Recorded in Official Records  
of Riverside County, California

Recorder

Fees \$

**FREE RECORDING-**

Exempt Pursuant to  
Government Code S4103

FOR RECORDER'S OFFICE USE ONLY

Project: PMW for VC-011-945  
Bankruptcy Court  
12th & Lime Streets

PLANNING COMMISSION  
of the  
CITY OF RIVERSIDE  
CERTIFICATE OF COMPLIANCE

Property Owner(s): The COUNTY OF RIVERSIDE, a political subdivision of the State of California.

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the Planning Commission of the City of Riverside, California, hereby declares that on May 4, 1995, a waiver of parcel map for lot line adjustments was granted to the above-referenced property owner(s) to create the parcels of real property as described in Exhibit "A" attached hereto and incorporated herein by this reference, located in the City of Riverside, County of Riverside, State of California, which parcels as described in said Exhibit "A" thereby created comply with the California Subdivision Map Act and Title 18 of the Riverside Municipal Code.

THE ISSUANCE OF THIS CERTIFICATE OF COMPLIANCE DOES NOT SUPERSEDE, MODIFY OR AFFECT ANY REQUIREMENTS OF THE BUILDING OR ZONING REGULATIONS OF THE CITY OF RIVERSIDE.

PLANNING COMMISSION OF THE  
CITY OF RIVERSIDE

STEPHEN J. WHYLD  
PLANNING DIRECTOR

Dated: 7-23-95

By

J. Craig Aaron  
J. CRAIG AARON  
PRINCIPAL PLANNER

GENERAL ACKNOWLEDGEMENT

State of California }  
County of Riverside } ss

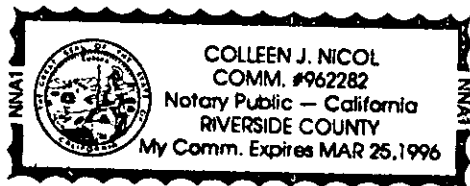
On 7-23-95, before me Colleen J. Nicol  
(date) (name)

a Notary Public in and for said State, personally appeared

J. Craig Aaron

Name(s) of Signer(s)

☒ personally known to me - OR ☐ ~~proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.~~



WITNESS my hand and official seal.

Colleen J. Nicol  
Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- ( ) Attorney-in-fact  
( ) Corporate Officer(s)

Title \_\_\_\_\_

Title \_\_\_\_\_

- ( ) Guardian/Conservator  
( ) Individual(s)  
( ) Trustee(s)  
(X) Other

Principal Planner

- ( ) Partner(s)  
( ) General  
( ) Limited

The party(ies) executing this document is/are representing:

City of Riverside



**J. F. Davidson Associates, Inc.**

ENGINEERING PLANNING SURVEYING LANDSCAPE ARCHITECTURE

**378122**

*Building on a tradition of excellence since 1923*

June 26, 1995

Revised: October 11, 1995

W.O. #9513261

**EXHIBIT "A"**

**PARCEL MAP WAIVER**

**VC-011-945**

**LANGDON WILSON**

**PARCEL "A"**

That portion of Block 12, Range 4 of the Town of Riverside, as shown by map on file in Book 7 of Maps, at Page 17 thereof, Records of San Bernardino County, California, described as follows:

COMMENCING at the most Northerly corner of said Block 12, Range 4;

Thence S.60°59'14"E. along the Northeasterly line of said Block 12, Range 4, a distance of 160.00 feet to the Point of Beginning of the parcel of land to be described;

Thence S.29°00'28"W., a distance of 330.57 feet to the Southwesterly line of said Block 12, Range 4;

Thence S.60°58'38"E. along said Southwesterly line, a distance of 156.92 feet to the most Westerly corner of Parcel 1 of that certain parcel of land conveyed to the City of Riverside by Deed recorded October 30, 1970 as Instrument No. 109936, Official Records of Riverside County, California;

The following 5 courses being along the Northwesterly line of Lime Street as conveyed to the City of Riverside by Deeds recorded October 30, 1970 as Instrument No. 109936, September 26, 1969, as Instrument No. 99112, and September 5, 1969 as Instrument No. 91078, all being Official Records of Riverside County, California;

Thence Northeasterly on a non-tangent curve concave Northwesterly, having a radius of 28.50 feet, through an angle of 37°46'29", an arc length of 18.79 feet (the initial radial line bears S.19°11'06"E.);

Thence N.33°02'25"E., a distance of 4.88 feet;

Thence Northeasterly on a curve concave Northwesterly, having a radius of 461.50 feet, through an angle of 04°01'57", an arc length of 32.48 feet to a line parallel with and 38.5 feet Northwesterly, measured at right angles from the centerline of Lime Street;



Thence N.29°00'28"E. along said parallel line, a distance of 257.28 feet;

Thence Northerly on a curve concave Westerly, having a radius of 28.50 feet, through an angle of 41°48'48", an arc length of 20.80 feet to the Northeasterly line of said Block 12, Range 4;

Thence N.60°59'19"W. along said Northeasterly line, a distance of 158.33 feet to the Point of Beginning.

The above described parcel of land contains 1.254 acres, more or less.

PARCEL "B"

That portion of Block 12, Range 4 of the Town of Riverside, as shown by map on file in Book 7 of Maps, at Page 17 thereof, Records of San Bernardino County, California, described as follows:

Beginning at the most Northerly corner of said Block 12, Range 4;

Thence S.60°59'14"E. along the Northeasterly line of said Block 12, Range 4, a distance of 160.00 feet;

Thence S.29°00'28"W., a distance of 330.57 feet to the Southwesterly line of said Block 12, Range 4;

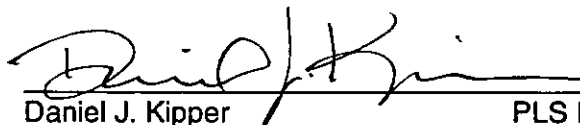
Thence N.60°58'38"W. along said Southwesterly line, a distance of 159.93 feet to the most Westerly corner of said Block 12, Range 4;

Thence N.28°59'44"E. along the Northwesterly line of said Block 12, Range 4, a distance of 330.55 feet to the Point of Beginning.

The above described parcel of land contains 1.214 acres, more or less.



J. F. DAVIDSON ASSOCIATES, INC.  
Prepared under the supervision of:

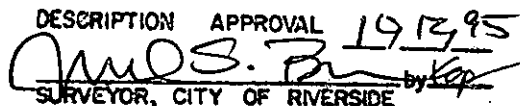
  
Daniel J. Kipper

PLS NO. 4628

Date: 10-11-95

MWC/DJK/yb

JFD::JFDSADM:[LEGAL]LEGAL.JF8:3IYVETTEB

DESCRIPTION APPROVAL 10/13/95  
  
SURVEYOR, CITY OF RIVERSIDE

PW-288

W.O. 9513261